

# TRAFALGAR PLANNING COMMISSION MEETING – JANUARY 9, 2017

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President Kip Payton called meeting to order at 6:00 P.M. Members present are Kip Payton, David Parsley, Mary Wilkerson, Lee Rodgers, Mark Carpenter, and Attorney John Young. Sonya Krejci was absent.

*Tyler Church*

All recited Pledge Allegiance to Flag.

Attorney John Young took charge of the meeting to elect officers for Year 2017. Mary Wilkerson nominated Kip Payton for President, while Lee Rodgers 2<sup>nd</sup> the nomination. Nominations were closed and all voted to elect Kip as President.

Kip Payton nominated Lee Rodgers for Vice-President, while Mark Carpenter 2<sup>nd</sup> the nomination. Nominations were closed and all voted to elect Lee as Vice-President.

Kip Payton nominated Mary Wilkerson as Secretary, while Tyler Church 2<sup>nd</sup> the nomination. Nominations were closed and all voted to elect Mary as Secretary.

Mark Carpenter made motion to accept minutes from December 12, 2016, while Tyler Church 2<sup>nd</sup> the motion. All approved.

## **NEW BUSINESS:**

Something was said about 2 parcels next to Old Shell Station. The owner is selling the house that was the Sassafras House, but not the lot next to it. Since it is already two separate parcels, no action by the Planning Commission is required.

## **OLD BUSINESS:**

Mr. Steve Williams was in attendance with questions about the Walker Subdivision. Mr. Williams is expecting to get everything complete, so they can start when ever weather breaks. Steve Scott, from the Town Council, was in attendance to answer questions. He commented that a Tech Review that

includes inspections, street and code approvals and concrete and gravel depth specifications was in order.

Steve Scott suggested the Planning Commission approve the current plans so that the project is not delayed any longer than necessary. Mr. Scott, Lee Rodgers and Dave Parsley will review the plans further and Lee said that he will get an engineer to review the plans as well. The Town Council will then review them further before the project can continue. Lee Rodgers then made motion to let the plans proceed, Dave Parsley 2<sup>nd</sup> the motion. All approved.

Mark Carpenter is concerned about added traffic with the new subdivision. He said it was already difficult to pull out on US135 and he is worried about additional traffic. He was also concerned about water and sewers for the project, but was told there is adequate service available. Mr. Williams said the Subdivision would not make much more traffic and he didn't think it would cause a problem.

John Young brought up membership for the Planning Commission. He had spoke with the Town Clerk and is reviewing memberships and getting appointments updated for all Trafalgar Commissions.

**BUILDING PERMITS:**

BP2016-21 - Beacon Builders -130 N. Raymond Ave. – Lot #8 OK

**SIGN PERMITS:**

S2016-04 – Sweet Temptations Cafe' – 706 W. Trafalgar Pointe Way  
Have not received payment for permit. A letter is to be sent out before turning it over to lawyer.

**VARIANCES:** Dec. 2016

V2016-03 Crossroads Family Dentistry-Variance for parking APPROVED  
V2016-04 Trafalgar Convenience Center-Variance for parking DENIED

**SOLICITATION PERMIT:** None

Mark Carpenter made motion to adjourn at 6:58 P.M., while Dave Parsley 2<sup>nd</sup> the motion. All agreed.

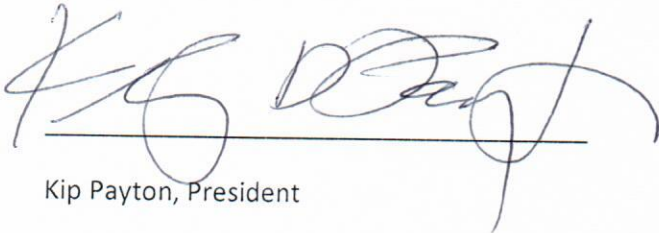
Next meeting is February 13, 2017 at 6:00 P.M.

**Trafalgar Planning Commission**

**Meeting – January 9, 2017**

**Submitted by: Mary Wilkerson**

These minutes were adopted and signed by the Trafalgar Planning Commission on this 13 day of FEB, 2017 in the Town of Trafalgar, County of Johnson and State of Indiana.



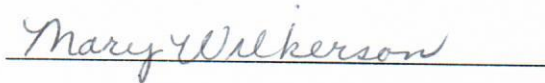
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Kip Payton, President



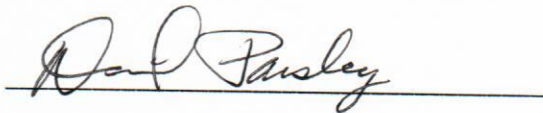
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Lee Rodgers,, Member



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Mary Wilkerson, Member



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Dave Parsley, Member

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Sonya Krejci, Member



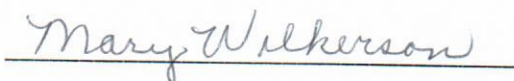
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Mark Carpenter, Member

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Tyler Church, Member

Attest:



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Mary Wilkerson, Member